

## Baneasa

### CARACTERISTICS

- ▶ **AREA:** Baneasa
- ▶ **Built surface:** 3000 sqm
- ▶ **Land Surface:** 12000 sqm



### FINISHES/EQUIPMENT

- ▶ **Others:** AC, Heating System, Insulated Windows , Faience, Sandstone, Parquet

### DESCRIPTION

The new and modern educational complex offered for sale has as main catchment area: Otopeni, Greenfield, Tunari, Pipera, Baneasa, Sisesti, Straulesti, Bucurestii Noi, Mogosoaia and Chitila.

The campus consists of 4 main areas:

1. Kindergarten, on a plot of 3600 sqm for a number of up to 100 children, consisting of 7 rooms for groups of 10-15 children.
2. Primary school on a plot of 5,400 sqm for up to 300 children with their own parking places and access from 2 main streets.

Total built area of the school building: 1,270 sqm (1,150 sqm net usable area).

Outdoor land and parking spaces.

In the first phase, there will be:

- 11 Classrooms;
- 2 laboratories;
- 1 music room
- a large canteen (180 children)

In the second phase there will be:

an additional level and 7 classrooms (126 children)

3. Gym (375 sqm) with dressing rooms, toilets and a staff room on a plot of 1,100 sqm.

4. Existing land for a possible future construction of a high school: 1,900 sqm. This area is currently used as an additional parking lot
- It is built on a plot of 12,000 sqm in the northern area of Sector 1 in Bucharest with direct access on the north side through the North Belt

and through a secondary street (Sisesti direction) on the south side.

8,900,000 EUR + VAT	156.65 BITCOIN + VAT	5,336.15 ETHEREUM + VAT
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